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Doc # 2008029616
Book 9900 Page 0153

WARRANTY DEED

Know All Men By These Presents

That we, **Thomas A. Carey, Michael Carey, and Rebecca Carey Kane**, c/o Thomas A. Carey, Norridgewock, County of Somerset and State of Maine, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration paid by **Alek J. Fortier and Karla M. Fortier**, and with a mailing address of 135 Silver Street, Waterville, ME 04901, the receipt whereof we do hereby acknowledge, do hereby GIVE, GRANT, BARGAIN, SELL, AND CONVEY unto the said Alek J. Fortier and Karla M. Fortier, as joint tenants and not as tenants in common, their heirs and assigns forever, certain premises located in Waterville, County of Kennebec and State of Maine, and being more particularly bounded and described as follows, to wit:

38-136

A certain lot or parcel of land together with the buildings and improvements thereon situated in the City of ~~Waterville~~ County of Kennebec and State of Maine, and bounded and described as follows, to wit:

Beginning at an iron pin located at the southeasterly corner of lot formerly of one Kimbel; thence southerly along the westerly line of Silver Street a distance of 77 feet to an iron pin; thence westerly at right angles a distance of 150 feet to an iron pin in the ground; thence northeasterly at right angles a distance of 77 feet to an iron pin in the southerly line of said Kimbel; thence southeasterly along said Kimbel's southerly line a distance of 150 feet to point begun at.

Excepting and reserving a 16 foot wide right of way from Silver Street to the westerly line of the above described lot, and said right of way being parallel and lying just northerly of the southerly boundary of lot herein described.

BEING the same premises acquired by Thomas A. Carey, Michael Carey, and Rebecca Carey Kane by Warranty Deed of even or recent date from Thomas A. Carey, Trustee of the Carey Family Realty Trust and to be recorded in the Kennebec County Registry of Deeds.

TO HAVE AND TO HOLD the aforegranted and bargained premises with all the privileges and appurtenances thereof to the said Alek J. Fortier and Karla M. Fortier, as joint tenants, their heirs and assigns, to them and their use and behoof forever.

AND we do COVENANT with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises; that they are free of all encumbrances, EXCEPT AS AFORESAID; that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs shall and will WARRANT and DEFEND the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, we, the said Thomas A. Carey, Michael Carey, and Rebecca Carey Kane have hereunto set our hands and seals as of this 24th day of October, 2008.

Signed, Sealed and Delivered
In the presence of

William P. Subord
Witness

Witness

William P. Subord
Witness

Thomas A. Carey
Thomas A. Carey

Michael Carey
Michael Carey

Rebecca Carey Kane
Rebecca Carey Kane

3) 4/1/08

STATE OF MAINE
County of Kennebec, ss.

Personally appeared before me on this 24th day of October, 2008, the above-named, **Thomas A. Carey**, and acknowledged the foregoing instrument to be his free act and deed.

Before me,

William P. Dubord
Notary Public
Printed name: WILLIAM P. DUBORD
My Commission expires 6/26/2015
My comm. exp: _____ (Seal)



STATE OF CALIFORNIA
County of _____, ss.

Personally appeared before me on this _____ day of October, 2008, the above-named, **Michael Carey**, and acknowledged the foregoing instrument to be his free act and deed.

Before me,

SEE ATTACHED

Notary Public
Printed name: _____
My comm. exp: _____ (Seal)

STATE OF MAINE
County of Kennebec, ss.

Personally appeared before me on this 21st day of October, 2008, the above-named, **Rebecca Carey Kane**, and acknowledged the foregoing instrument to be her free act and deed.

Before me,

William P. Dubord
Notary Public
Printed name: WILLIAM P. DUBORD
My Commission expires 6/26/2015
My comm. exp: _____ (Seal)



SEE ATTACHED

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of placer

Received Kennebec SS.
11/04/2008 8:17AM
Pages 3 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS

On Oct 20th 2008 before me, Margaret A Canuel notary public

Here Insert Name and Title of the Officer

personally appeared Michael Canuel
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Place Notary Seal Above

Signature [Signature]
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: WARRANTY DEED

Document Date: Oct 20th 2008 Number of Pages: 2

Signer(s) Other Than Named Above: None

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT TO REMOVAL
OF SIGNATURE
Top of thumb here

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

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